

UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NEW JERSEY  
Caption in Compliance with D.N.J. LBR 9004-1(b)

Denise Carlon, Esquire  
KML Law Group, P.C.  
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Philadelphia, PA 19106  
Main Phone: 609-250-0700  
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Attorneys for Secured Creditor  
Specialized Loan Servicing, LLC

In Re:  
Thomas LaVecchia  
  
Debtor.



Order Filed on August 21, 2020  
by Clerk  
U.S. Bankruptcy Court  
District of New Jersey

Case No.: 20-10786 MBK

Adv. No.:

Hearing Date: 8/4/2020 @ 9:00 a.m..

Judge: Michael B. Kaplan

**ORDER CURING POST-PETITION ARREARS & RESOLVING MOTION FOR  
RELIEF FROM STAY**

The relief set forth on the following pages, numbered two (2) through three (3) is hereby  
**ORDERED.**

**DATED: August 21, 2020**

A handwritten signature of Michael B. Kaplan in black ink, written over a horizontal line.  
Honorable Michael B. Kaplan  
United States Bankruptcy Judge

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Debtors: Thomas LaVecchia

Case No: 20-10786 MBK

Caption of Order: ORDER CURING POST-PETITION ARREARS AND RESOLVING MOTION FOR RELIEF FROM STAY

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This matter having been brought before the Court by KML Law Group, P.C., attorneys for Secured Creditor, Specialized Loan Servicing, LLC, Denise Carlon appearing, upon a motion to vacate the automatic stay as to real property located at 11-15 129th St, College Point, NY 11356, and it appearing that notice of said motion was properly served upon all parties concerned, and this Court having considered the representations of attorneys for Secured Creditor and Daniel E. Straffi, Esquire, attorney for Debtors, and for good cause having been shown

It is **ORDERED, ADJUDGED and DECREED** that as of August 7, 2020, Debtor is due for the July 2020 through August 2020 post-petition payments for a total post-petition default of \$7,811.48 (2 @ \$4,302.87, less suspense \$794.26); and

It is further **ORDERED, ADJUDGED and DECREED** that the balance of the arrears in the amount of \$7,811.48 shall be added to the affidavit of amount due and paid through Debtors' Chapter 13 plan; and

It is further **ORDERED, ADJUDGED and DECREED** that the debtor will file a modified plan within twenty days of the entry of this order; and

It is further **ORDERED, ADJUDGED and DECREED** that regular mortgage payments are to resume September 1, 2020, directly to Secured Creditor's servicer, Specialized Loan Servicing, LLC, P.O. Box 636007, Littleton, Colorado 80163 (Note: the amount of the monthly mortgage payment is subject to change according to the terms of the note and mortgage); and

It is further **ORDERED, ADJUDGED and DECREED** that for the Duration of Debtor's Chapter 13 bankruptcy proceeding, if any of the cure payments or regular monthly mortgage payments are not made within thirty (30) days of the date said payment is due, Secured Creditor may obtain an Order Vacating Automatic Stay as to Real Property by submitting a Certification of Default to the Court indicating such payment is more than thirty days late, and Debtor shall have fourteen days to respond; and

It is further **ORDERED, ADJUDGED and DECREED** that a copy of any such application, supporting certification, and proposed Order must be served on the Trustee, Debtor, and Debtor's counsel at the time of submission to the Court; and

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Debtors: Thomas LaVecchia

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It is further **ORDERED, ADJUDGED and DECREED** that Secured Creditor is hereby awarded reimbursement of fees and costs in the sum of \$350.00 for attorneys' fees and \$181.00 for filing fees, totaling \$531.00, which is to be paid through Debtor's Chapter 13 plan; and

It is further **ORDERED, ADJUDGED and DECREED** that Secured Creditor's Motion for Relief is hereby resolved.

Ian Hasselberger  
52 Georgetown Road  
Lindenwold, NJ 08021

Joseph Rogers, Esq.  
900 Route 168  
Suite I-4  
Turnersville, NJ 08012

Isabel Balboa, Chapter 13 Trustee  
Cherry Hill Corporate Center  
535 Route 38  
Suite 580  
Cherry Hill, NJ 08022

## Certificate of Notice Page 7 of 7

United States Bankruptcy Court  
District of New JerseyIn re:  
Thomas LaVecchia  
DebtorCase No. 20-10786-MBK  
Chapter 13**CERTIFICATE OF NOTICE**

District/off: 0312-3

User: admin  
Form ID: pdf903Page 1 of 1  
Total Noticed: 1

Date Rcvd: Aug 21, 2020

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Aug 23, 2020.

db +Thomas LaVecchia, 5 Division Street, Brick, NJ 08724-3511

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
NONE. TOTAL: 0

\*\*\*\*\* BYPASSED RECIPIENTS \*\*\*\*\*

NONE.

TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.  
USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

**I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.****Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Aug 23, 2020

Signature: /s/Joseph Speetjens**CM/ECF NOTICE OF ELECTRONIC FILING**

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on August 21, 2020 at the address(es) listed below:

Albert Russo docs@russotrustee.com

Aleisha Candace Jennings on behalf of Creditor Nationstar Mortgage LLC d/b/a Mr. Cooper  
ajennings@rasflaw.comDaniel E. Straffi on behalf of Debtor Thomas LaVecchia bkclient@straffilaw.com,  
G25938@notify.cincompass.com/familyclient@straffilaw.com/bktrustee@straffilaw.comDenise E. Carlon on behalf of Creditor Specialized Loan Servicing, LLC  
dcarlon@kmlawgroup.com, bkgroup@kmlawgroup.comLaura M. Egerman on behalf of Creditor Nationstar Mortgage LLC d/b/a Mr. Cooper  
bkyecf@rasflaw.com, bkyecf@rasflaw.com/legerman@rasnj.comLaura M. Egerman on behalf of Creditor U.S. BANK NATIONAL ASSOCIATION bkyecf@rasflaw.com,  
bkyecf@rasflaw.com/legerman@rasnj.comRebecca Ann Solarz on behalf of Creditor Specialized Loan Servicing, LLC  
rsolarz@kmlawgroup.com

Rebecca Diane Boudwin on behalf of Creditor Claudine Intelisano rboudwin@comegnolaw.com

Sindi Mncina on behalf of Creditor Nationstar Mortgage LLC d/b/a Mr. Cooper  
smncina@rascrane.com

U.S. Trustee USTPRegion03.NE.ECF@usdoj.gov

TOTAL: 10